

# Market Update

Fairfax County, VA

from *Bicycling Realty Group*



No longer bolstered by the buzz of summer, Fairfax County is now experiencing a quieter Fall as made clear by the latest numbers. Though average sales price holds steady, inventory levels continue to be an obstacle, with a 14% decrease in active listings. Units sold were down more significantly, decreasing by 31% over last year. Months of Supply was up to a moderate 1.5- meaning it would take about a month and a half for all available inventory in our market to sell. Days on Market came in at 24 days, up by a steep 33%. This market can certainly be managed successfully with the right guidance, but it is important to go into it with reasonable expectations. Contact me today to learn more about the Fairfax County housing market.

## Fairfax County Market Stats- Sept 2022

**\$710k**

MTD avg sales price

The MTD avg sales price has increased 2% from the same period last year.

**\$764k**

YTD avg sales price

The YTD avg sales price has increased 8% over the last year.

**1.5**

months of available inventory

How quickly all available inventory in our market will sell (in months)

## Listing Stats

**1051**

sold listings



**-31%**

% change Y/Y

**1603**

active listings



**-14%**

% change Y/Y

**24**

avg days on mkt MTD



**+33%**

% change Y/Y

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